



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 8

999 18TH STREET- SUITE 300

DENVER, CO 80202-2466

Phone 800-227-8917

<http://www.epa.gov/region08>

SDMS Document ID



2046812

JUN - 6 2005

Ref: 8EPR-SR

CERTIFIED MAIL

**FLORA ZAPATA
3732 DOWNING ST
DENVER CO 80205**

Dear FLORA:

Our records indicate that you are the owner of the following residential rental property(ies):

3738 DOWNING ST

These residential properties are located within the Vasquez Blvd./Interstate 70 (VB/I-70) Superfund Site at which EPA is removing and replacing soils with elevated lead and/or arsenic. The purpose of this action is to reduce human health risks associated with these contaminants. From EPA's studies, it was found that each property must be sampled to determine if increased risk to human health exists at that property. If the soil sampling finds levels of lead and arsenic above our cleanup levels established for the VB/I-70 Superfund site, EPA will remove and replace the top 12 inches of soil on the property. After the cleanup has been completed, EPA will landscape with sod and/or mulches as agreed to by the homeowner. EPA is planning to complete soil cleanups this year.

Despite numerous attempts to obtain access to your property, EPA has not received your approval to sample your property(ies). Please sign and return the enclosed access form and include a phone number where you can be reached. When we receive this signed document, EPA will have your permission to sample your property, and if necessary, to conduct the soil cleanup. Please return the signed access form to:

USEPA

Victor Ketellapper (8EPR-SR)

999 18th St. Suite 300

Denver, CO 80027

After the results of the soil sampling have been received, EPA will share the sampling results with you. If the results find that a soil removal is needed, an EPA representative will contact you to prepare a restoration/landscaping plan prior to starting the cleanup work.

Under EPA's *Policy Towards Owners of Residential Property at Superfund Sites*, dated July 3, 1991, EPA may exercise its discretion in not pursuing residential property owners for the cost of the clean up of their property when they have not caused or contributed to such contamination. As a result, EPA has cleaned up hundreds of residential properties at the VB/70 Superfund Site at no cost to the residential property owner. EPA has the ability to order a property owner to give it access and may enforce such an order in federal court. If EPA finds it necessary to issue an order to obtain access, the above mentioned Policy would not apply and the homeowner could be held liable for all costs relating to the cleanup, including the cost of cleanup, sampling costs and the costs incurred by EPA in obtaining access to the property.

Please contact Victor Ketellapper, Project Manager or myself if you have any questions regarding this letter. Victor's phone number is (303)312-6578. I can be reached at (303)312-6518.

Sincerely,

A handwritten signature in black ink, appearing to read 'K. Kellen', with a long, sweeping horizontal line extending to the right.

Karen Kellen
Enforcement Attorney



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 8

Victor Ketellapper

Phone 800-227-8917

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CONSENT FOR ACCESS TO PROPERTY

Name: FLORA ZAPATA (or current property owner)

Location of Property: 3738 DOWNING ST

I consent to officers, employees, and authorized representatives of the United States Environmental Protection Agency (EPA) entering and having continued access to the above referenced property for the purpose of taking samples of soil on the Site.

I realize that these actions are undertaken pursuant to EPA's response and enforcement responsibilities under the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA or Superfund), 42 U.S.C. § 9601 *et seq.*

Printed Name

Phone Number

Signature

Date



Printed on Recycled Paper



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FLORA ZAPATA
Printed Name

303 296 3406
Phone Number

Flora Zapata
Signature

4-16-05
Date





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REGION 8

Victor Ketellapper

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Flora Zapata
Printed Name

303 294 3406
Phone Number

Flora Zapata
Signature

4-16-05
Date



Printed on Recycled Paper

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

7001 0320 0005 9386 2725

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$	

Sent To
 Street, Apt. No.,
 or PO Box No.
 City, State, ZIP+4

PS Form 3800, January 2004

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee <i>Flora Zapata</i></p> <p>B. Received by (Printed Name) <i>Flora Zapata</i> C. Date of Delivery <i>6-15-05</i></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If YES, enter delivery address below</p>
<p>1. Article Addressed to:</p> <p>FLORA ZAPATA 3732 DOWNING STREET DENVER, CO 80205</p> <p><i>22</i></p> <p><i>EPASR</i> JUN - 7 2005</p>	<p>3. Service Type</p> <p><input type="checkbox"/> Certified Mail <input checked="" type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>
<p>2. Article Number (Transfer from service label)</p> <p>7001 0320 0005 9386 2725</p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540